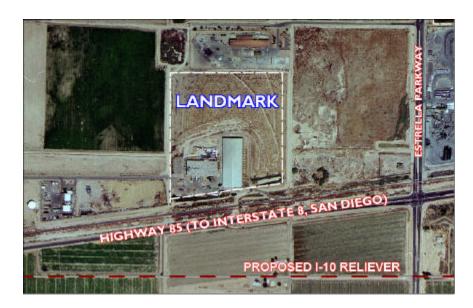
LANDMARK PROPERTY



City of Goodyear • Economic Development Department • 190 N Litchfield Road • Goodyear, AZ 85338 • 623/932-3025 • www.goodyearaz.gov • revised 03/04



SITE NAME Landmark Property
LOCATION 15836 Eddie Albert Way

SIZE 48,800 SF + 99,200 SF on 40 acres

DIVISIBLE Yes, larger building divisible to 50,000 SF

PRICE \$6M

LAND USE General Industrial

Access I-10 is 3.5 miles north connecting Goodyear to

Los Angeles. Highway 85 runs adjacent to the

southern boundary of the property.

AIRPORTS Phoenix Goodyear Airport (GYR) — 1.5 miles

Phoenix Sky Harbor Airport (PHX) — 20 miles

WATER LINES Existing — 8" line to west, 16" line to east, 16" line

to north

SEWER LINES Existing — 30" line to west **ELECTRIC** Arizona Public Service

NATURAL GAS Southwest Gas

RAIL Active rail spur with switch

POLICE 5 miles northeast 4.5 miles north

SCHOOL DIST. Avondale Elementary School District

Agua Fria Union High School District

INCENTIVES This site is located within the Western Maricopa

Enterprise Zone (WMEZ) which may provide tax

incentives and job training grants.

CONTACT John Reinhardt, Industrial Property Specialists,

602/274-6462

Goodyear City Limits

30,290 Population (MAG, July 2003)

36.3 Median Age

\$75,059 Average Household Income \$60,759 Median Household Income

8,983 Workforce

5-Mile Trade Area (from Site)

38,364 Population 29.4 Median Age

\$53,373 Average Household Income \$45,651 Median Household Income

12,455 Workforce

10-Mile Trade Area (from Site)

141,219 Population 30.3 Median Age

\$60,399 Average Household Income \$52,227 Median Household Income

39,925 Workforce

20-Mile Trade Area (from Site)

1,262,455 Population 33.1 Median Age

\$51,068 Average Household Income \$43,867 Median Household Income

525,585 Workforce

